



BURCH KISER REAL ESTATE, LLC

Commercial & Industrial Real Estate
Brokerage / Management Services
www.BurchKiser.com

Tolono

1102 CR 900N

Property For: **Lease**



DESCRIPTION

Former Cain's Roofing

Great service business location with visibility from Rt. 45. Located just south of Monticello Road. The property features 2 buildings and a large fenced yard area for storage. Excellent access to the interstate system via the Monticello Road/I-57 interchange.

MORE INFORMATION?

For additional information, please contact John Kiser at **217-359-8333**. Burch Kiser Real Estate is the agent for, and therefore represents, the Seller.
Office: 511 N. Neil St., Champaign, IL 61820

SPECIFICATIONS

Lot Size: 3.43 Ac (irregular shape)

Zoned: AG-1

Main Building: 4200 sq. ft. includes 720 sq. ft. office
(Built 1994) 2 Bathroom
Office has Heat and AC. Shop is unheated
OH Doors 2-12'x 14' & 1-14'x14'
Well, Septic, Propane, Electric: 200 amp

Cold Storage Building: 6534 sq. ft.
OH Doors 2- 12'x12'
1 Slider 24'x 12'

PIN: 29-26-14-400-007

RE Tax: \$2,831.10 (2014 payable 2015)

Lease Price: \$2900 per month NNN

